

**TOWN OF COLCHESTER
SENIOR CENTER BUILDING COMMITTEE
SEPTEMBER 22, 2020 – 7:00 P.M.
VIRTUAL MEETING**

MINUTES

Members in Attendance: Tony Tarnowski, K, Majorie Mlodzinski, Ron Silberman, Sean Nadeau, Joe Ruiz, Marilynn Turner

Alternates: Geraldine Transue, Madelyn Starkey

Members Absent: Kevin Hastings

Alternates: None

Others Present: BOS Liaison Rosemary Coyle; Director of Senior Services Patty Watts; Silver/Petrucelli: Matthew Gallerani, David Stein; CSG: Dave Crowell, Mark Garilli

1. **Call to Order:** Chairman Tarnowski called the meeting to order at 7:02 p.m.
2. **Seating of Alternate members:** None
3. **Amendments to the Agenda:** None
4. **Citizens Comments:** Cathy Russi commented on the needs of the center.
5. **Approval of Minutes of September 8, 2020:** J. Ruiz motioned to approve the minutes of the September 8, 2020 meeting, seconded by M. Mlodzinski. All members voted in favor with M. Turner abstaining. **MOTION CARRIED.**
6. **Correspondence:** P. Watts copied Chairman Tarnowski on a letter submitted to the BOS in favor of an Owner's Rep. Chairman Tarnowski has been in communication with Shipman and Goodwin on the bidding process for the Owner's Rep.
7. **Approval of Invoices:**
 - a. Silver Petrucelli Invoice: S. Nadeau motioned to approve Silver / Petrucelli invoice # 20-2176 in the amount of \$14,097.30 dated 9/1/2020, seconded by J. Ruiz. Vote was unanimous. **MOTION CARRIED.**

**** Due to a CSG having to attend another meeting R. Silberman motioned to switch the order of discussion of items 8 & 9, seconded by J. Ruiz. Vote was unanimous. MOTION CARRIED.**
8. **Report of Architect and possible action:** Silver Petrucelli shared updated schematics showing the outside design of the building. Items such as dumpsters and generators have not yet been placed. Drawing provided showed the possible positioning of solar panels. A estimated breakdown of costs was provided. The estimate does not include soft costs. The budget is not firm as there will be variations in bidding. Members can also begin to think about areas in which money could be saved and items that could be bid alternates. For the next meeting, the architects will continue to refine the design and provide a list of what is excluded from the estimate.
9. **Owner's Representative Recommendation Update:**
 - a. **Meetings with Boards of Selectmen and Board of Finance:**

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MARILYNN TURNER
CLERK

- b. Discussion with Town Attorney:** The Town's attorney has advised that phase one will need to go back out to bid due to the request by the BOS to provide an itemized breakdown of the cost for an Owner's Rep. Chairman Tarnowski has been working with the attorney to bring the RFQ/RFP into conformance with the Town's purchasing policy. Members discussed if interviews are necessary or if they can award the bid to the lowest qualified bidder. Member expressed frustration with the process.

10. Overall Project Schedule review: K. Hasting continues to revise the project schedule.

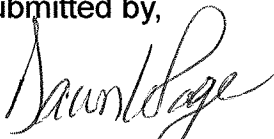
11. Open Items:

- a. Other funding sources - Community Block Grant:** No update

12. Citizens Comments: C. Russi and L. Pasternak provided feedback on the design.

13. Adjournment: M. Mlodzinski motioned to adjourn. Vote was unanimously approved. Chairman Tarnowski adjourned the meeting at 8:31 p.m.

Submitted by,

A handwritten signature in cursive script, appearing to read "Dawn LePage".

Dawn LePage, Clerk